



DEPARTMENT OF THE AIR FORCE
HEADQUARTERS 311TH HUMAN SYSTEMS WING (AFMC)
BROOKS AIR FORCE BASE TEXAS

11 SEP 2002

MEMORANDUM FOR ALL PROSPECTIVE OFFERORS

FROM: 311 HSW/PKOA (Maria Ng)
8107 Aeromedical Road, Bldg 727
Brooks AFB TX 78235-5219

SUBJECT: Military Family Housing Replacement, Solicitation F41622-02-R-0011,
Bolling AFB DC

EXECUTIVE SUMMARY

1. This summary is provided to assist executives, like you, in their decision process. It highlights salient issues and thus, gives a "quick look" so you, the executive, can make an informed decision on whether or not you are interested in proceeding. This summary is not intended to serve as a substitute for an in-depth review of the solicitation requirements. Therefore, I encourage you to carefully review the entire request for proposal (RFP). In case of any conflict between this summary and the solicitation, the terms of the solicitation will govern.

2. Nature of Requirement: This requirement is for the construction of 102 military family housing (MFH) units and demolition of 64 existing units (FY 02). Two additional options are also included. The housing units will be constructed on government land and upon completion and acceptance, the government will own, operate and maintain these housing units. Completion of work is not later than 550 calendar days from the date of receipt of the notice to proceed. The performance period was determined using previous construction phases at Bolling AFB as a basis for this phase. Notify contracting officer immediately if you feel the performance period is not acceptable. This acquisition is unrestricted. The total estimated value of the acquisition is \$15,488,000.00 (Clins 0001, 0002 and 0003). A minimum past performance requirement for the team will be used. The government desires a proven level of acceptable experience and performance in the construction process. Specific team and project experience requirements are presented in Sections L & M.

3. Basis for Contract Award: This acquisition will utilize the Performance-Price Trade-Off (PPT) technique to make a best value award decision. A more detailed explanation for the basis of award can be found in Section M, paragraph M-2.

4. Submittal Instructions: Submit copies of your technical, performance (past and present) and price proposal addressing the areas specified in Section M and in accordance with the instructions specified in Section L.

5. Summary of Solicitation Package:

- a. Section A shall be completed and submitted with each offeror's proposal.

b. Section B identifies the offered price for each contract line item (CLIN). Be careful to follow the Section L instructions on how to complete this section. Also, review the Section M criteria for award regarding how the government will evaluate the total price of the award including bid additives.

c. Section C contains the description of the work to be performed.

d. Section J provides a list of attachments.

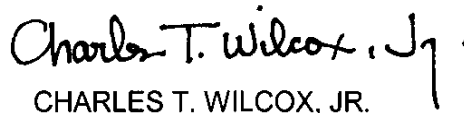
e. Section K contains Representations and Certifications are required to be completed and returned with the offeror's proposal.

f. Section L explains the requirements for completing the three volumes of your proposal. These instructions begin on page 37 and continue through page 41. Please follow these instructions carefully.

g. Section M explains the basis of contract award utilizing the Performance-Price Trade-Off (PPT) technique and how the areas will be evaluated.

6. Non-Complying Proposals: Offerors who submit a proposal that is not in compliance with all the terms and conditions of this solicitation may have their proposal rejected as unacceptable. We will consider your exceptions, and if we enter into discussions with offerors, we may even negotiate them with you. Notwithstanding, you are cautioned that exceptions to the RFP in your initial offer may render your proposal unacceptable for award in the event we award without discussions.

7. Pre-Proposal Conference and Site Visit: The exact date and time can be found in Section L, paragraph L-4. You are encouraged to view the site and attend the conference.


CHARLES T. WILCOX, JR.
Contracting Officer